

CITY OF BLOOMINGTON
ADMINISTRATIVE HEARING MINUTES
10/18/16

Staff Present: Dave Ornstein, serving as Hearing Examiner
Londell Pease, Senior Planner; Mike Hiller, Office Assistant

Others Present: Jeff LaSota, Brad Babcock, representing CBRE Asset Services

Item 2: **Case:** PL2016-170
 Applicant: CBRE Asset Services
 Location: 1701 American Blvd E
 Request: Variance to reduce the setback from the planned widened right-of-way
 from 20 feet to 10 feet for a freestanding sign

Dave Ornstein called the hearing to order at 1:15 p.m. on October 18, 2016. He explained this was a hearing for a variance to reduce the setback from the planned widened right-of-way from 20 feet to 10 feet for a freestanding sign at 1701 American Blvd E.

Ornstein stated he received copies of the materials included in Case File PL2016-170 including the application, applicant's letter, photographs, receipt of \$220, certificate of survey, sign plans, complete application notice, notification map and labels, 2002 transmittal letter, publication verification, returned notice, notice of public hearing, and the planning staff report dated October 18, 2016 provided by staff.

Ornstein asked staff if they have any additional items to enter into the record. Pease stated no. Pease stated staff received no correspondence in regards to the variance request.

Ornstein conducted a site visit on October 18, 2016. Ornstein asked the applicant representatives if they have read the recommended conditions of approval included in the staff report and have any objection to the conditions listed in the staff report. The applicant representatives stated they have read the recommended conditions and have no objection to the conditions.

The Hearing Examiner recommends approval of a variance to reduce the setback from the planned widened right-of-way from 20 feet to 10 feet for a freestanding sign subject to the conditions listed in the staff report.

The meeting adjourned at 1:20 p.m.

RECOMMENDATION

In Case PL2016-170, the Hearing Examiner recommends approval of a variance to reduce the setback from the planned widened right-of-way from 20 feet to 10 feet for a freestanding sign subject to the following conditions:

1. Ongoing The sign location must be as shown on plans in Case PL2016-99.
2. Ongoing The sign must comply with all other requirements of Chapter 19, Article X of the City Code.
3. Ongoing It is advised the applicant keep a limited cover when constructing the footings for the sign.
4. Prior to Permit A sign permit and an amendment to the Uniform Sign Design (USD) must be applied for prior to the installation of the sign.

Prepared By: MH **Reviewed By:** MH